

St. Lawrence River Valley Redevelopment Agency  
Minutes of September 17, 2013 Meeting ~ Town of Louisville Municipal Offices, Massena NY

Call to Order: The meeting was called to order at 6:02 PM by Chairman McNeil.

Roll Call/Determination of Quorum: Mssrs. McNeil, Murphy, and Strait attend. New York Power Authority Representative Michael Huvane is in attendance via conference call, while NYPA Representative Karen White is present. A quorum is recognized.

Public Notice: Public notifications were sent September 9, 2013 to, at a minimum: St. Lawrence County's newspapers designated for the publication of local laws and other matters required by law to be published. Notification also sent to other local media sources and websites.

Presentations: None

Approval of Minutes: Strait/Murphy motion to accept the August 20, 2013 regular meeting minutes. The minutes are accepted unanimously.

Financial Report: Tom Plastino, Chief Financial Officer and Deputy Chief Executive Officer of the St. Lawrence County Industrial Development Agency, notes the August financials will be available for review at the next meeting.

Committee Reports: None

Old Business: None

New Business: Resolution: Authorizing Chairman to Sign "Agreement Between the Massena Electric Department and the St. Lawrence River Valley Redevelopment Agency". Strait/Murphy motion to take the resolution off the table and move forward with discussion. Strait/Murphy motion to accept the Agreement. The agreement is accepted unanimously.

Resolution: Authorizing Contract for Repairs and Improvements to Lots 18 and 19. Mr. Strait inquires about the contents of the contract. Richard Williams, Facilities Manager for the St. Lawrence County Industrial Development Agency, reminds the group of an earlier discussion regarding necessary repairs needed to both facilities. He notes that the time and materials agreement will allow the RVRDA to control what needs to be accomplished, in the most efficient way, in order to stay within the budget. Mr. Murphy asks if further work will be needed in order to bring the buildings to a state of occupancy. Mr. Williams adds that the current list of required improvements should be completed with this process and no further improvements are foreseen at this time. Mr. Murphy inquires into the activity surrounding the marketing of the buildings. Mr. Williams notes that the buildings are being shown on a regular basis. However, none of the prospects are ready to commit at this time. Strait/Murphy motion to accept the resolution. The resolution is accepted unanimously.

Resolution: Accepting 2014 Tentative Budget. Discussion ensues around potential revenue from Lots 18 & 19. Mr. Plastino reminds the group that the current objective is to set goals in the budget based on projections from what is currently "in the pipeline" and then adjust them based on discussions with the Board to make the budget realistic for final submission. Mr. McNeil appoints Mr. Murphy and Mr. Strait to review and report back to the board any modifications needed to the draft budget. Strait/Murphy motion to accept the 2014 Tentative Budget.

Staff Report:

- St. Lawrence Psychiatric Center: Mr. McNeil informs the group that the turnout at the St. Lawrence Psychiatric Center public hearing at City Hall in Ogdensburg today was excellent. He notes various resources (psychologists, psychiatrists, school officials, etc...) presented very good arguments in support of keeping the services which are slated for cuts. Additionally, he notes comments from Senator Ritchie and Assemblywomen Russell were well received. Mr. McNeil speaks on behalf of the RVRDA membership and reiterates support for the continued operation, in it's entirety, for the St. Lawrence Psychiatric Center

Public Comment:

Larry Legault:

- The Government Task Force will move forward with Wladis Law Firm and proceed with review of local licensing. Mr. Legault hopes for the continued support of the RVRDA.

Executive Session: Strait/Murphy motion for Execution Session at 6:20 PM to discuss business financials of a particular company.

Return to regular session at 7:03 PM, upon the motion by Murphy/Strait.

The meeting is adjourned at 7:03 PM, upon the motion of Murphy/Strait.

Note: The next regularly scheduled meeting of the St. Lawrence River Valley Redevelopment Agency will be held at <b>6:00PM</b> on Tuesday, October 15, 2013 at the Town of Louisville Municipal Offices.
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